

## \$549,808 - 8511 70 Street, Edmonton

MLS® #E4451309

**\$549,808**

4 Bedroom, 2.00 Bathroom, 1,049 sqft  
Single Family on 0.00 Acres

Kenilworth, Edmonton, AB

**STUNNING HOME WITH MODERN LUXURY & SPACIOUS LIVING!** Welcome to this beautifully updated 1965 home, perfectly blending timeless charm with high-end renovations & expansive living space. The fully renovated upstairs features an open-concept design (supported by an engineered beam) for a bright, airy feel, while the ff basement adds incredible versatility for entertainment or family living. Key Features: Brand-new roof (2024) plus newer furnace, A/C & hot water tank. Energy-efficient new windows, backwater valve & sump pump for peace of mind. TRIPLE detached 22' x 35' heated garage (in-slab heating) & RV parking—perfect for vehicles, toys or projects. Spacious open-concept living w/modern flow & natural light. Fully finished basement—ideal for a rec room, home gym or guest space. Prime location: Walk to schools, quick access to downtown and all amenities. The perfect blend of comfort, space and convenience. With top-notch updates, flexible living areas and an unbeatable location, this home is a rare find.

Built in 1964

### Essential Information

MLS® #	E4451309
Price	\$549,808



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,049
Acres	0.00
Year Built	1964
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	8511 70 Street
Area	Edmonton
Subdivision	Kenilworth
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6B 1W6

### Amenities

Amenities	Fire Pit, No Smoking Home, Parking-Extra, R.V. Storage, Vinyl Windows, Workshop
Parking	Triple Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Airport Nearby, Back Lane, Fenced, Golf Nearby, Landscaped, Level Land, Playground Nearby, Public Swimming Pool, Public Transportation,

	Schools, Shopping Nearby, Ski Hill Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	August 5th, 2025
Days on Market	2
Zoning	Zone 18

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 7th, 2025 at 6:32am MDT